

**34 Elizabeth Avenue, Plympton, SA 5038**



**Sold House**

Saturday, 2 September 2023

34 Elizabeth Avenue, Plympton, SA 5038

**Bedrooms: 3**

**Bathrooms: 1**

**Parkings: 1**

**Area: 697 m2**

**Type: House**



Adam Keane

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**\$860,000**

This 3-bedroom home is situated on a generous 697sqm (approx.) of land. Ideal for either renovating or embarking on your next development project (STCC) and potential for up to 3 dwellings (STCC). This home offers convenient access taking less than 15 minutes to reach the heart of Adelaide's CBD and is a short drive to the renowned Jetty Road Glenelg. When you step inside you will find a spacious lounge area with an open-plan kitchen and dining room. The well appointed Kitchen includes an abundance of storage options, while the efficient gas heating ensures a cosy atmosphere. Extra enhancements such as roller shutters on the front windows of the residence not only elevates the security but also contributes to the property's overall curb appeal. Outdoors, the property has a low-maintenance and expansive garden, perfectly designed for an easy up-keep. Additionally, there is also an undercover paved area perfect for entertaining all year round. An added garage/workshop provides plenty of storage and extra space, as well as the convenience of off street parking for up to 2 cars. Positioned minutes from local shops including Kurralta Park Shopping Centre, public transport and quality schools including Plympton International College and Immanuel College. Whether your aspirations involve renovation, development, or simply enjoying comfortable living, this property offers an array of opportunities. What we love:

- 3-bedroom home on a spacious 697 sqm (approx.) land
- 15.2 meter frontage
- Ideal for renovation or development project (STCC)
- Potential for up to 3 dwellings (STCC)
- Housing Neighbourhood Diversity zoning
- Spacious lounge with open-plan kitchen and dining area
- Well-appointed kitchen with ample storage
- Efficient gas heating
- Front window roller shutters
- Low-maintenance, expansive garden for easy upkeep
- Undercover paved area
- Garage/workshop for storage and additional space
- Off-street parking for up to 4 cars
- Close to Adelaide CBD and Glenelg
- Close to Kurralta Park Shopping Centre
- Reputable public and private schools in proximity

Disclaimer: All information provided has been obtained from sources we believe to be accurate, however, we cannot guarantee the information is accurate and we accept no liability for any errors or omissions.